



Detached

MLS #: **230017709**
APN: **289-060-01-00**
Addr: **3510 Hwy 78**
City, St: **Julian, CA**

Status: **ACTIVE**
Short Sale: **No**
COE Date:
Zip: **92036**

List Price: **\$1,299,000**
Orig Price: **\$1,299,000** DOMLS **1**
Sold Price: MT **2**
List Date: **9/8/2023** LP/SqFt: **519.18**
Mod Date: **9/10/2023** SP/SqFt:

Bedrooms: **3** Full Baths: **2**
Optional B... **0** Half Bath... **0**
Total: **3** Total: **2**

Parking Garage Spaces: **2**
Parking Non-Garaged Spaces: **2**
Parking Spaces Total: **4**
Parking Garage: **Attached**
Non-Garage Details: **Driveway**
RV Parking:

Est. SqFt: **2,502** Year Built: **1940**
Community: **JULIAN**
Neighborhood: **Julian**
Complex:
SA Restrict: **N/K**
View: **Mountains/Hills**
Pool: **N/K**

Listing Type: **ER** Patio: **Covered, Gazebo, Stone...**
Pets:
Age Restrictions: **NK**
Stories: **2 Story**

MandRem **None Known**

Virtual Tour
Start Showin...



Schedule a Showing

REMARKS AND SHOWING INFO

As you approach Julian, sits this amazing opportunity to own 5 usable acres of prime land in San Diego's thriving agritourism community. This property offers a 1940 quintessential farmhouse with unrivaled original charm (+/- 1500 sq ft), a detached guest house (+/- 600 sq ft), and a barn (+/- 1400 sq ft). The gently sloping topography and highway frontage makes this location an ideal candidate for an array of agriculture and backcountry endeavors. The land was thoughtfully crafted to cater to large gatherings with plenty of parking and a private event space that is protected by a grove of thriving pine and oak trees. The 3 bedroom home is truly

Conf. Remarks:

Cross Streets: **Hwy 78** Map Code: CBB%: **2.50** CBB\$: CVR: **N**
Directions To Property: **78E/79S toward Julian. Property will be located on the left; past the small community of Wynola but before Pine Hills Road.**

Showing: **Text /call agent**

Occupied: **Owner** Occupant: **Kamisha** Occupant Ph... **7604193101** Lockbox: **No**

Listing Agent: **Kamisha B Greene - 760-419-3101** Agent DRE Lic#: **01962367**
2nd Agent: Broker ID: **8735** Broker DRE Lic...
Listing Office: **FHL Realty, Inc. - Office: 760-419-3101**

Off Market Date: Close of Escrow: Financing: Concessio...
Selling Agent: Selling DRE License#
Selling Office: Sale Price: Exp Date: **3/8/2024**

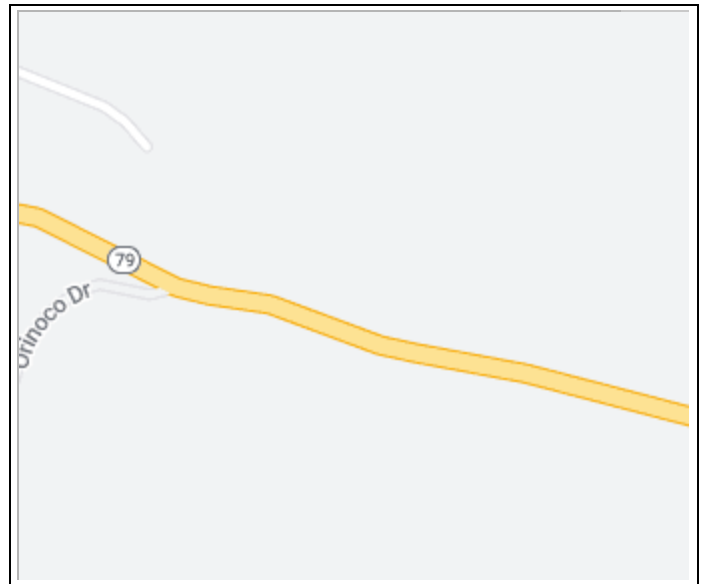
Wtr Dist: High School URL **Julian Union High School District** Equipment **Propane Stove**

HO Fees Includ...
Home Owner F... **0.00** Paid: Pay Freq.
Other Fees: **0.00** Paid: Pay Freq.
CFD/Mello-Roos: **0.00** Paid: Pay Freq.
Total Monthly Fees: **0** Assessments:
HOA: Other Fee Type:
HOA Phone: Zoning:
Prop Mgmt Co: Entry Level Unit:
Prop Mgmt Ph: Cmplx Feat:

Est. % Owner Occu...
Terms: **Cash, Conventional, FHA, VA**
Cooling: **N/K**
Heat Source: **Wood** Heat Equip: **Fireplace**
Fireplace Loc: **FP in Living Room**
Fireplaces(s): **1**

Living Room: 12x14	Master BR: 17x2
Dining Room: 10x12	Bedroom 2: 10x12
Family Room: 14x18	Bedroom 3: 10x12
Kitchen: 10x12	Bedroom 4:
Breakfast Area:	Bedroom 5:
Extra Room 1:	Extra Room 3:
Extra Room 2:	

SqFt Source: **Public Records** Lot Size: **4+ to 10 AC** # Acr... **5....**
Lot Size Source: **Assessor Rec...** Units/Building:
Lot SqFt Approx: Units/Complex:
Laundry Locatio... **Laundry Room** Elevator:
Sewer/Septic: **Septic Installed** Stories in Buildi...



Information is believed to be accurate, but shall not be relied on without verification. Square footage, lot size, room size dimensions should be considered approximate. Some properties may be sold as-is. Please be advised there may be additional disclaimers and disclosures attached to this listing that are available to Participants and

Provided By: Kamisha B Greene

DRE Lic.#: CA 01962367

©SDMLS Information is not guaranteed

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